

DOLPHIN ISLES HOMEOWNERS ASSOCIATION

MINUTES FROM JANUARY 27, 2020 MEETING – 4:00 P.M-5:00 PM

BEACH COMMUNITY CENTER – 3351 NE 33RD AVENUE, FORT LAUDERDALE

ATTENDANCE:

**ALLEN ZEMAN
ANDREA ZEMAN
GREG PAGE
BEVERLY BROWN
AHHALIA SMITH
MIKE DORMAN
MARLENE WEISS
HORATIO LOPEZ
MIRANDA LOPEZ
ROY SEA
S. JAMES AKERS**

OLD BUSINESS

TREASURY REPORT PROVIDED BY GREG PAGE; DISCUSSION OF FINAL 2019 ACCOUNTING. NEW MEMBERSHIPS TOTALING \$1,415 +/-; AFTER \$507.37 NEW YEARS PARTY EXPENDITURE, CURRENT SURPLUS FOR 2020 IS \$907.63 WITH TOTAL CURRENT TREASURY BALANCE OF \$11,497.58. (REFER TO ATTACHED PRESENTATION)

NEW BUSINESS

TWO NEW ITEMS WERE BROUGHT BEFORE THE MEETING PARTICIPANTS.

A PRESENTATION WAS PROVIDED BY HEIDI DAVIS, ESQ. OF GUNSTER YOAKLEY REPRESENTING PUBLIX REGARDING THE PROPOSED STORE LOCATION AT THE SWC OF SR A-1-A & N.E. 30TH STREET. MS. DAVIS INDICATED THAT THE PROPOSED BUILDING IS AN “URBAN” DESIGN OF 28,000 SF +/- AND A MAIN BUILDING HEIGHT OF 24 FEET +/- WITH MECHANICAL ELEMENT HEIGHT OF 55 FEET +/- IN ONE PORTION OF THE PARKING DECK.

ALL PARKING AS WELL AS OPERATIONAL FUNCTIONS ARE WITHIN THE BUILDING STRUCTURE. ACCESS POINTS ARE ON THE SOUTH SIDE OF N.E. 30TH

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STREET (MAIN) AND EAST SIDE OF N.E. 33RD AVENUE. BOTH EXITS ARE PROPOSED AS RIGHT-OUT ONLY. SITE IS 1.6 ACRES AND REQUIRES RE-ZONING FOR THE WEST PORTION CURRENTLY ZONED RMH-60; THE NEW PUBLIX WAS REPORTED TO BE A LESS INTENSE USE THAN PERMITTED UNDER CURRENT ZONING. PROPOSED COMPLETION IN NOVEMBER 2022; TRAFFIC STUDY NOT YET COMPLETED, BUT DESIGN AND DEMOGRAPHICS ARE ANTICIPATED TO ENCOURAGE PEDESTRIAN AND BICYCLE TRAVEL TO REDUCE TOTAL NEW TRIPS GENERATED.

AHHALIA SMITH ASKED FOR A COPY OF ANY ENVIRONMENTAL STUDY TO GAUGE POTENTIAL FOR INCREASED POLLUTION; NO SUCH STUDY IS REPORTEDLY REQUIRED FOR THIS TYPE OF DEVELOPMENT.

MOTION FOR VOTE IN SUPPORT OF PUBLIX BY ANDREA ZEMAN, SECONDED BY HORATIO LOPEZ. UNANIMOUS VOTE 11-0 IN FAVOR OF SUPPORT.

SECOND VOTING CONSIDERATION REGARDED INSTALLATION OF NEW “SPEED BUMPS” ALONG N.E. 33RD AVENUE. EXISTING CONDITIONS WERE DISCUSSED INCLUDING THE RAISED INTERSECTIONS AS WELL AS LACK OF STOP SIGNS SOUTH OF N.E. 30TH STREET. THIS VOTE WAS REPORTEDLY REQUESTED BY THE CITY OF FORT LAUDERDALE, AS THE CENTRAL BEACH ALLIANCE HOA HAD ALREADY VOTED AGAINST ANY NEW “SPEED BUMPS” ALONG N.E. 33RD AVENUE. SEVERAL MEMBERS MADE OTHER RECOMMENDATIONS WHICH INCLUDED INCREASED TRAFFIC ENFORCEMENT AND MORE FREQUENT PLACEMENT OF MOBILE SPEED DISPLAY EQUIPMENT.

MOTION FOR VOTE AGAINST PLACEMENT OF “SPEED BUMPS” ALONG N.E. 33RD AVENUE BY ANDREA ZEMAN, SECONDED BY HORATIO LOPEZ. VOTE 10-0 AGAINST PLACEMENT OF “SPEED BUMPS” WITH MEMBER AHHALIA SMITH WITHHOLDING HER VOTE. ADDITIONAL CONSIDERATION OF THE VOTE WAS TO RECOMMEND INCREASED ENFORCEMENT AND MORE FREQUENT PLACEMENT OF MOBILE SPEED DISPLAY EQUIPMENT TO THE CITY OF FORT LAUDERDALE IN CORRESPONDENCE.

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FINAL GENERAL DISCUSSION INCLUDED HAVING “BLOCK CAPTAINS” TO ENCOURAGE ADDITIONAL MEMBERSHIP AND COLLECT CONTACT INFORMATION FOR POTENTIAL MEMBER DIRECTORY. ADDITIONAL DISCUSSION REGARDING EXTENDING NON-VOTING MEMBERSHIP TO OTHER AREA RESIDENTS SUCH AS THE “LE CERCLE” CONDOMINIUM.

ELECTIONS WERE TABLED UNTIL THE NEXT HOA MEETING WHICH WAS TENTATIVELY SCHEDULED IN 2 MONTHS +/- TO BE ANNOUNCED AT A LATER DATE.

NO FURTHER BUSINESS

MEETING ADJOURNED

A handwritten signature in blue ink that reads "S. James Akers". The signature is written in a cursive, flowing style.

MINUTES COMPILED BY S. JAMES AKERS, SECRETARY

DOLPHIN ISLES HOMEOWNER’S ASSOCIATION

DIHA Financial Report

HOA Meeting - January 27, 2020



Dolphin Isles HOA Financials 2019

	2019	2020 YTD
Income		
Dues	35.00	1,415.00
Total Income		
Expenses		
Birch Park Gate	2,000.00	
Corp Filing Fee	61.25	
DIHA Event / Party		507.37
Bank Fees	4.00	
Total Expenses	2,061.25	
SURPLUS (Deficit)	(2,030.25)	907.63

2019 Ending Balance:

\$10,589.95

Current Balance:

\$11,497.58

2020 Dues Status

- Significant dues payment increase over 2019
- Year-to-date, 43 DIHA members have paid HOA dues



<u>Last name</u>	<u>First Name</u>	<u>Street Address</u>
Kahan	Daniel	2011 NE 31st Ave.
Sopher	Raphael	1919 NE 33rd Av
Zeman	Allen	3200 NE 19th St
Bouck	Diane	2517 NE 32nd Ave.
Desiderio	Piero	3025 NE 21st St.
Andreski	James	2020 NE 32nd Ave
Sea	Roy	3030 NE 22nd St.
Heath	Paul	3114 NE 19th St.
Smith	Terrence	2706 NE 32nd Ave
Brown	Beverly	1925 NE 32nd Ave
Andre	Travis	2212 NE 32nd Ave
Graves	Steven	2315 NE 32nd Ave
Sesto	Mark	3107 NE 21st St.
Fengler	Ken	3031 NE 22nd St.
Randa	Matthew	2033 NE 33rd Ave
Dorman	Michael	2306 NE 32nd Ave
Graves	David	3115 NE 27th St
Dozier	Keith	2006 NE 31st Ave
Benanchietti	Robert	2100 NE 32nd Ave.
Dragoslavic	Goran	3108 NE 22nd St.
Dragoslavic	Goran	3109 NE 22nd St.
Linsley	Eric	3025 NE 25th St.
Fussell	Karen	3108 NE 25th St.
Hernaiz	Juan Carlos	2101 NE 32nd Ave.
Ficht	Patricia	2713 NE 33rd Ave.
Kushner	Glenn	2206 NE 32nd Ave
Kushner	Glenn	2021 NE 33rd Ave
Rodriguez	George	3036 NE 19th St.
Lopez	Horacio	3031 NE 21st St.
Cummer	Beverley	3030 NE 26th St.
Page	Greg	3108 NE 19th St.
Antonino	John R.	3108 NE 23rd Ct.
Polaski	Keith	3019 NE 20th Ct.
Pass	Jeffrey	3018 NE 26th St.
Roberts	Jodie	3018 NE 25th St.
Poole	Don H	2106 NE 32nd Ave.
Dicorleto	Paul E	2601 NE 32nd Ave.
Goldstein	Norman	3024 NE 23rd Ct.
Espinosa	Jorge	3200 NE 23rd St.
Weiss	Marlene	2513 NE 33rd Ave
Cummings	John	3111 NE 22nd St.
Kern	Donna	3024 NE 25th St.